

TOWN OF HAMPTON
ZONING BOARD OF ADJUSTMENT

February 08, 2021

Hybrid Meeting by Teleconference
Thursday February 18, 2021
7:00 PM

To Whom It May Concern:

The Zoning Board Chairman Bryan Provencal, has determined that, due to the State of Emergency declared by the Governor as a result of the COVID-19 pandemic, and in accordance with the Governor's Emergency Order #12 pursuant to Executive Order 2020-04, in order to properly ensure the safety of the public and that of several of the Board members who are within the CDC guidelines needing to take special precautions, this body is authorized to meet electronically. Please note there is no physical location to observe and listen contemporaneously to this meeting, which was authorized pursuant to the Governor's Emergency Order. However, in accordance with the Emergency Order, Chairman Provencal is confirming that the Zoning Board are: Utilizing a teleconference service for this electronic Meeting. The Public may join the teleconference by calling **1-857-444-0744** and using the code **156034**. If anyone has a problem, please call **603-929-5805**.

Attending to be heard:

- 68-20 The continued petition of Saviet Living Trust, Mark & Patricia Saviet, Trustees for property located at 42 Kings Highway seeking relief from Article(s) IV Sec. 4.5.2 & 4.5.3 (side and rear yard requirements) to raze the existing two dwellings and construct a new flood compliant single-family home incorporating a garage underneath. This property is on Map 223, Lot 48 and in the RB Zone.
- 06-21 The petition of Edmund B. Kelty, II, Rosa F. Kelty and John P. Kelty II for property located at 11 Redman Street seeking relief from Article(s) 1.3; 4.5.1; 4.5.2 and 4.5.3 for reconfiguration of an existing one-family into a more livable home. The condominium has been approved and recorded by the Town. The request is to replace the existing one-bedroom 576 sq. ft. camp in LCA 2 with a more livable 2-bedroom home with better parking and setbacks, and in compliance with the sealed surface requirement. This property is on Map 210, Lot 47-2 and in the RB Zone.
- 07-21 The petition of Green Rock Investments c/o Humberto Andrade for property located at 86 Exeter Road seeking relief from Article(s) 2.3.7(C)(2). The applicant proposes turning this single-family home into a two-family home. This property is located on Map 125, Lot 42 and in the RA Zone.

- 08-21 The petition of Frank B. & Grace T. McFall for property located at 39 Hobson Avenue seeking relief from Article(s) 1.3; 4.5.1; 2.3.7(C)(4) to replace the home that is currently on this parcel with a new home elevated on pilings. This property is on Map 290, Lot 33 and in the RB Zone.
- 09-21 The petition for Equitable Waiver of Dimensional Requirement of Stephen & Patricia O'Connor for property located at 22 Ocean Boulevard. The applicant has constructed a new home and it has been determined after the fact that the rear stairs and a portion of the deck minorly encroach into the rear and side setback. This property is located on Map 296, Lot 81-1 and in the BS/RB Zone.
- 10-21 The petition of Patrick Sullivan for property located at 1-3 Verne Lane seeking relief from Article(s) 1.3; 4.1.1; 8.2.3; 8.2.4; 8.2.6 to build a garage with a single-family dwelling above in order for him to move his permanent residence to Hampton. This property is located on Map 208, Lot 19 and in the RA Zone.
- 11-21 The petition of Norman Carpentier, Carpentier Construction for property located at 14 Dover Avenue seeking relief from Article(s) 1.3; 4.5.1; 8.2.1; 8.2.2; 8.2.3; 8.2.4; 8.2.5; 8.2.6 to lift the front structure on this lot and put a garage underneath. There will be no other changes to this lot. This property is located on Map 296, Lot 154 and in the RB Zone.
- 12-21 The petition of 158 Ashworth Avenue, LLC for property located at 16 L Street seeking relief from Article(s) 1.3; 4.5.2; 4.5.3 to demolish the front structure on this property and would like to continue to make use of the existing rear structure for a proposed restaurant. Nothing will change with regard to the setbacks, but relief is still necessary. This property is located on Map 293, Lot 34 and in the BS Zone.
- 13-21 The petition of Shane Pine for property located at 61 High Street seeking relief from Article(s) 1.3; 4.5.3 to make the outdoor patio space which was temporarily built for the COVID-19 pandemic permanent. This property is located on Map 161, Lot 17 and in the TC-H Zone.

BUSINESS SESSION

1. Jay Diner – recommendations of the Coastal Hazards Adaptation Team
2. Approve Minutes for 21 January 2021

Petitions not called and in progress by 10:00 PM may be postponed to a later date.

Hampton Zoning Board of Adjustment
Bryan Provencal, Chairman